




DEED 2005128803



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Received - DIANE L. BATTIATO
 Register of Deeds, Douglas County, NE
 10/13/2005 09:29:42.54

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#62 613713

✓539012 ✓539011

SURVIVORSHIP WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT PATRICK J. JOHN, A SINGLE PERSON

THE GRANTOR WHETHER ONE OR MORE, IN CONSIDERATION OF ONE DOLLAR AND OTHER VALUABLE CONSIDERATION RECEIVED FROM GRANTEEES, DOES GRANT, BARGAIN, SELL, CONVEY AND CONFIRM UNTO: ROBERT W. KWASNIESKI AND MICHELLE T. KWASNIESKI

AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, AND NOT AS TENANTS IN COMMON, THE FOLLOWING DESCRIBED REAL PROPERTY IN DOUGLAS COUNTY, NEBRASKA:

The South 30 Feet of Lot 2, together with the North 40 Feet of Lot 3, Block 32, Ambler Place, an Addition to the City of Omaha, in Douglas County, Nebraska, and the East 1/2 of vacated alley adjoining on the West except that part of said lots deeded to the City of Omaha, and more particularly described in Book 1330 at Page 695.

TO HAVE AND TO HOLD THE ABOVE DESCRIBED PREMISES TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO BELONGING UNTO THE GRANTEEES AND TO THEIR ASSIGNS, OR TO THE HEIRS AND ASSIGNS OF THE SURVIVOR OF THEM FOREVER.

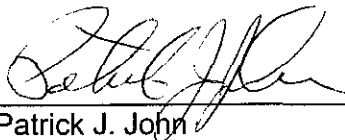
AND GRANTOR DOES HEREBY COVENANT WITH THE GRANTEEES AND WITH THEIR ASSIGNS AND WITH THE HEIRS AND ASSIGNS OF THE SURVIVOR OF THEM THAT GRANTOR IS LAWFULLY SEISED OF SAID PREMISES; THAT THEY ARE FREE FROM ENCUMBRANCE:

Except those easements, restrictions and covenants of record, if any

THAT GRANTOR HAS GOOD RIGHT AND LAWFUL AUTHORITY TO CONVEY THE SAME; AND THAT GRANTOR WARRANTS AND WILL DEFEND THE TITLE TO SAID PREMISES AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOMSOEVER.

IT IS THE INTENTION OF ALL PARTIES HERETO THAT IN THE EVENT OF THE DEATH OF EITHER OF THE GRANTEEES, THE ENTIRE FEE SIMPLE TITLE TO THE REAL ESTATE SHALL VEST IN THE SURVIVING GRANTEE.

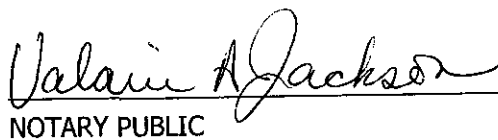
EXECUTED: SEPTEMBER 28, 2005



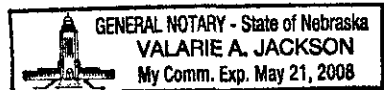
Patrick J. John

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

ON SEPTEMBER 28, 2005, BEFORE ME, THE UNDERSIGNED A NOTARY PUBLIC, DULY COMMISSIONED AND QUALIFIED FOR IN SAID COUNTY, PERSONALLY CAME PATRICK J. JOHN TO ME KNOWN TO BE THE IDENTICAL PERSON(S) WHOSE NAME(S) IS AFFIXED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS VOLUNTARY ACT AND DEED. WITNESS MY HAND AND NOTARIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN.


NOTARY PUBLIC

MY COMMISSION EXPIRES: *May 21, 2008*



*Robert Kwasnieski
2108 S. 45th St.
Omaha, NE 68046*

#62 613 713